

Local Hazard Mitigation Plan ANNEX

City of South San Francisco and the San Francisco Unified School District

Introduction

The City of South San Francisco is a moderately-sized city in San Mateo County, California. The City has a population of 60,592 people, based on the 2000 census¹. Last year, the City's budget was \$54,535,500. The City employs 430 people. The City provides police and fire services, including its own paramedic ambulance transport capabilities.

The city is served by a single school district. The South San Francisco Unified School District currently has an enrollment of 9,447 students in nine k-5 schools, three middle schools, and three high schools. The District also operates a pre-school program at the Children's Center and an Adult School. The District has an annual operating budget of \$68 million.

The Planning Process

This process of preparing this plan was familiar to the City of South San Francisco. In addition to the ongoing disaster planning the City performs in conjunction with the San Mateo County Office of Emergency Service, the City also has a Safety Element to its General Plan. This plan was last updated 1999 and includes a discussion of fire, earthquake, flooding, and landslide hazards. In addition, the City routinely enforces the requirements of the California Environmental Quality Act (CEQA) requirements (which, since 1988, have required mitigation for identified natural hazards). The City's effort has focused on building on these pre-existing programs and identifying gaps that may lead to disaster vulnerabilities in order to work on ways to address these risks through mitigation.

Many of the activities conducted by the City were discussed during the planning process for the multi-jurisdictional plan. The City participated in various ABAG workshops and meetings throughout the development process. In addition, the City has provided written and oral comments on the multi-jurisdictional plan. Finally, the City provided information on facilities that are viewed as "critical" to ABAG.

Key members of City Staff met to identify and prioritize mitigation strategies appropriate for the City. Staff involved in these meetings included the Chief Building Official, Assistant to the City Manager, Public Works Director, an Engineer, the Director of Housing, a Fire Battalion Chief and a Police Captain. At the first meeting, the general priorities and appropriate City departments were identified. Subsequent meetings have addressed the programs already in place and new programs that may be appropriate to undertake in the future. City Staff presented information to the public and the City Council during a regularly scheduled meeting, on April

¹ For complete Census information on this city, see <http://www.bayareacensus.ca.gov/>.

13, 2005. This meeting was also televised. The mitigation strategies will become an implementation appendix to this Safety Element.

The South San Francisco City Council passed a resolution approving the Local Hazard Mitigation Plan strategies on August 16, 2006. The South San Francisco Unified School District passed a resolution approving the Local hazard Mitigation Plan strategies on May 25, 2006.

The portion of the survey on education was completed by Barbara Olds, Gary Meissner and Pat Lagiss of the South San Francisco Unified School District

Hazard and Risk Assessment

The ABAG multi-jurisdictional Local Hazard Mitigation Plan, to which this is an Annex, lists nine hazards that impact the Bay Area, five related to earthquakes (faulting, shaking, earthquake-induced landslides, liquefaction and tsunamis) and four related to weather (flooding, landslides, wildfires, and drought). These hazards also impact this community except for dam inundation.

While the City has undertaken a number of general hazard mapping activities since the first Safety Element was prepared by the City, all of these maps are less detailed and are not as current as those shown on the ABAG website at <http://quake.abag.ca.gov/mitigation/>.

Information on disasters declared in San Mateo County is at <http://quake.abag.ca.gov/mitigation/disaster-history.html>. Of the 19 disasters declared in San Mateo County from 1950-2000, thirteen were related to floods and/or winter storms.

The City examined the hazard exposure of City urban land based on the information on ABAG's website at <http://quake.abag.ca.gov/mitigation/pickdbh2.html>. Of the 5,869 urban acres in the City,

- ◆ Earthquake faulting – the San Andreas Fault runs through the western portion of the City. 123 urban acres are in the Earthquake Fault Study Zone mapped by the California Geological Survey.
- ◆ Earthquake shaking - 1685 acres are in the highest two categories of shaking potential, in large part because the San Andreas Fault runs through the western portion of the City.
- ◆ Earthquake liquefaction - 3244 acres are in areas of moderate, high, or very high liquefaction susceptibility.
- ◆ Tsunamis – while tsunamis may be a hazard to the City of South San Francisco, the mapping of the inundation area has not been completed at this time.
- ◆ Flooding - 256 acres are in the 100-year flood plain, while an additional 142 acres are in other flood-prone areas;
- ◆ 3244 acres are in areas of moderate, high, or very high liquefaction susceptibility
- ◆ Landslides - 144 acres are in areas of existing landslides;
- ◆ Wildfires - 137 acres are subject to high or very high, wildfire threat and no acreage in the extreme category.
- ◆ Dam Inundation - 3244 acres are in areas of moderate, high, or very high liquefaction susceptibility.
- ◆ Drought – All 5,869 acres have the potential for drought.

The City also examined the hazard exposure of infrastructure based on the information on ABAG's website at <http://quake.abag.ca.gov/mitigation/pickdbh2.html>. Of the 177 miles of roadway in the City,

- ◆ Earthquake faulting – 5 miles of roadway are in the Earthquake Fault Study Zone.
- ◆ Earthquake shaking - all 177 miles of roadway are in the highest two categories of shaking potential.
- ◆ Earthquake induced landslides - four miles of roadway are in areas of existing landslides;
- ◆ Earthquake liquefaction - 37 miles of roadway are in areas of moderate, high, or very high liquefaction susceptibility.
- ◆ Tsunamis – while tsunamis may be a hazard to the City of South San Francisco, the mapping of the inundation area has not been completed at this time.
- ◆ Flooding - six miles of roadway are in the 100-year flood plain, while an additional five miles are in other flood-prone areas;
- ◆ Landslides - four miles of road are in areas of existing landslides.
- ◆ Wildfires - four miles of roadway are subject to high, very high, or extreme wildfire threat, and 79 miles of roadway are in wildland-urban interface threat areas.
- ◆ Dam Inundation - none of our roadways are in an area subject to dam inundation;
- ◆ Drought – is not a hazard for roadways.

Finally, the City examined the hazard exposure of critical health care facilities, schools, and city-owned buildings based on the information on ABAG's website at <http://quake.abag.ca.gov/mitigation/pickcrit.html>. Of the critical facilities in the City,

- ◆ Earthquake faulting - 0 hospitals, 1 schools, and 2 city-owned facilities are in the Earthquake Fault Study Zone.
- ◆ Earthquake shaking - one hospital, 17 schools, and 40 city-owned facilities are in the highest two categories of shaking potential.
- ◆ Earthquake – induced landslides – while no critical health care facilities or schools, are in areas of existing landslides, one city-owned facility is in this area
- ◆ Earthquake liquefaction - while no critical health care facilities, or schools are in areas of moderate, high, or very high liquefaction susceptibility, 26 city-owned facilities are located in these areas;
- ◆ Tsunamis - while tsunamis may be a hazard to the City of South San Francisco, the mapping of the inundation area has not been completed at this time.
- ◆ Flooding - while no critical health care facilities, or schools are in either the 100-year flood plain or in other flood-prone areas, eight city-owned facilities are located in this area;
- ◆ Landslides – one city owned facility is in this area.
- ◆ Wildfires – eight schools and two city-owned facilities are located in wildland-urban interface threat areas.
- ◆ Dam inundation - no critical health care facilities, schools, or city-owned facilities are in an area subject to dam inundation;
- ◆ Drought – Drought will not affect city buildings directly.

Based on the information on ABAG's website at <http://quake.abag.ca.gov/mitigation/pickflood.html>, there are four properties with repetitive losses located in the City's flood-prone areas, totaling \$572,883 in claims. Currently the City has been in partnership with the San Mateo County Flood Control District to improve Colma Creek and reduce flooding issues in these areas. FEMA is currently in the process of re-drawing the flood plain area and this section would be revised accordingly.

The City plans to continue working with ABAG during 2005 and 2006 to improve the risk assessment information being compiled by ABAG by providing information on unreinforced masonry buildings and soft-story apartments located in the City as well as updating other information as appropriate.

Drought, though a potential problem in the City, is not fully assessed. The City will work with ABAG and various water supply agencies on this issue.

The City plans to work with ABAG to develop specific information about the kind and level of damage to buildings, infrastructures and critical facilities which might result from any of the hazards previously noted. The ABAG Annex states that ABAG will be doing this work in 2005 and 2006.

As these impacts are not fully developed, the City has reviewed the hazards identified and ranked the hazards based on past disasters and expected future impacts. The conclusion is that earthquakes (particularly shaking), flooding, wildfire and landslides (including unstable earth) pose a significant risk for potential loss.

In addition, the school district has examined these risks based on the location of its schools and determined that earthquake ground shaking and fire and wildfire threat are the two greatest hazards to these structures.

Mitigation Activities and Priorities

As a participant in the ABAG multi-jurisdictional planning process, City of South San Francisco staff helped in the development and review of the comprehensive list of mitigation strategies in the overall multi-jurisdictional plan. The list was discussed at a meeting of the Chief Building Official, Assistant to the City Manager, Public Works Director, an Engineer, the Director of Housing, a Fire Battalion Chief and a Police Captain on February 21, 2005. At the meeting, all of the mitigation strategies were reviewed. The tentative decisions on priorities were made based on a variety of criteria, not simply on an economic cost-benefit analysis. These criteria include being technically and administratively feasible, politically acceptable, socially appropriate, legal, economically sound, and not harmful to the environment or our heritage.

Over time, we are committed to developing better hazard and risk information to use in making those trade-offs. We are not trying to create a disaster-proof region, but a disaster-resistant one. In addition, several of the strategies are existing City programs.

These draft priorities were submitted to the City Manager for review. An overview of draft priorities were then provided to the City Council on April 13, 2005 during a televised council meeting. Comments and questions were encouraged from the council and the public. The final strategies (as shown in the attached Table) will become an *Implementation Appendix* to the City's *Safety Element*.

In addition, the City examined the hazard exposure information to City-owned critical facilities supplied by ABAG. Several projects have already been undertaken to address the issue of seismically unsafe buildings. City Hall, Grand Avenue library, the Water Quality Control Plant and Fire Station 62 and 64 have been retrofitted in the past several years and Fire Station 61 and Fire Administration was replaced with a new facility in March 2006 located at 480 North Canal..

South San Francisco School District received a grant from the Office of Safe and Drug Free Schools, U.S. Department of Education in 2004 to revise the District Emergency Management Plan. As part of that planning process the District also helped in the development and review of mitigation strategies. For the past fifteen months a representative from the South San Francisco Office of Emergency Services has served as a liaison with the District Emergency Management Team that is developing the plan and continues to attend the monthly meetings. The Office of Emergency Services, the South San Francisco Fire Department and the South San Francisco Police Department are the District's partners for the planning grant and participated in the district wide planning held February 1, 2005 where they assessed needs and discussed the priorities. School buildings were constructed between 1934 and 1968. All have been modernized between 1998 and 2005 in accordance with Title 24 of the California Education Code. Three elementary schools, Burri-Buri, Junipero Serra and Skyline), are currently undergoing sound abatement as part of an FAA program. The district office (a wood frame building) was modernized in 1987.

The South San Francisco School District plans to implement the strategies identified through its facilities department. The grant from the Office of Safe and Drug Free Schools provides partial support for the implementation. Upgrades will be handled through the Capital Improvements Program process.

The Plan Maintenance and Update Process

The City Fire Department and the School District will ensure that *monitoring* of this Annex will occur. The plan will be monitored on an on-going basis. However, the major disasters affecting our community, legal changes, notices from ABAG as the lead agency in this process, and other triggers will be used. Finally, the Annex will be a discussion item on the agenda of the meeting of the City's department heads at least once a year in April. At that meeting, the department heads will focus on *evaluating* the Annex in light of technological and political changes during the past year or other significant events. This group will be responsible for determining if the plan should be updated.

The City of South San Francisco and the School District are committed to reviewing and updating this plan annex at least once every five years, as required by the Disaster Mitigation Act of 2000. The City Planning Director will contact ABAG four years after this plan is approved to

ensure that ABAG plans to undertake the plan update process. If so, the City again plans to participate in the multi-jurisdictional plan. If ABAG is unwilling or unable to act as the lead agency in the multi-jurisdictional effort, other agencies will be contacted, including the County's Office of Emergency Services. Counties should then work together to identify another regional forum for developing a multi-jurisdictional plan.

The *public* will continue to be involved whenever the plan is updated and as appropriate during the monitoring and evaluation process. Prior to adoption of updates, the City and School District will provide the opportunity for the public to comment on updates. A public notice will be posted prior to the meeting to announce the comment period and meeting logistics.

Annex-DMA 2000 project